

\$1,299,000 - 46 Forest Hill Road, South Stormont

MLS® #X12341342

\$1,299,000

4 Bedroom, 5.00 Bathroom,
Single Family on 0.00 Acres

714 - Long Sault, South Stormont, Ontario

Welcome to this exceptional custom-built, automated home, crafted with precision and modern elegance. A striking centrepiece of this property is the stunning centre staircase with glass walls, complemented by sleek concrete floors and a beautiful natural gas fireplace that adds both warmth and style to the open-concept living space. This home is flooded with natural light, thanks to its southern exposure, floor-to-ceiling windows, and two oversized 5-foot patio doors. These doors open up to an expansive composite deck, offering the perfect space for entertaining or simply enjoying the outdoors. The gourmet kitchen is a true delight, featuring high-end stainless steel appliances, quartz countertops, and a spacious centre island with a built-in sink. Elegant pendant lighting adds extra flair, while the wine fridge, which holds 140+ bottles, ensures you're always ready to entertain in style. The cozy living room, complete with a fireplace, offers a perfect retreat, while the adjacent dining area comfortably accommodates a large table. The home's cutting-edge Control 4 automation system lets you easily adjust lighting and music, with compatibility for Apple, Google, Spotify, and more. *Ipad required. Lutron switches and pot lights throughout create the ideal ambiance. The primary suite is a luxurious escape, offering a spa-like ensuite with dual rain showers, massaging jets, a separate soaker tub, and double sinks. The expansive walk-in closet and beauty station



complete the indulgent retreat. Second bedroom feature a large closet and ensuite bathrooms, while two additional bedrooms offers ample storage and natural light. The upstairs laundry featuring retractable doors and a nat gas dryer. The large, sun-filled basement provides possibilities for a gym, office, or rec room. The fully insulated two-door garage a natural gas heater and high enough for a car lift, while the driveway offers parking for six vehicles. Irrigation system for lawn (id:6289)

Essential Information

Listing #	X12341342
Price	\$1,299,000
Bedrooms	4
Bathrooms	5.00
Half Baths	2
Acres	0.00
Type	Single Family
Sub-Type	Freehold

Community Information

Address	46 Forest Hill Road
Subdivision	714 - Long Sault
City	South Stormont
Province	Ontario
Postal Code	K0C1P0

Amenities

Amenities	Fireplace(s)
Utilities	Cable, Electricity, Sewer
Features	Sump Pump
Parking Spaces	8
Parking	Attached Garage, Garage
# of Garages	2

Interior

Appliances	Water Heater, Blinds, Central Vacuum, Dishwasher, Dryer, Freezer, Garage door opener, Hood Fan, Stove, Washer, Wine Fridge, Refrigerator
Heating	Natural gas Forced air
Cooling	Central air conditioning
Fireplace	Yes
# of Fireplaces	2
# of Stories	2

Exterior

Exterior	Steel, Wood
Exterior Features	Lawn sprinkler, Landscaped
Lot Description	104.5 x 200.3 FT
Foundation	Poured Concrete

Listing Details

Listing Office ENGEL & VOLKERS OTTAWA



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